

## PROPERTY LOCATION

| No | Alt No | Direction/Street/City  |
|----|--------|------------------------|
| 60 |        | PLEASANT ST, ARLINGTON |

## OWNERSHIP

| OWNERSHIP |                              |       | Unit #:  | 319 |
|-----------|------------------------------|-------|----------|-----|
| Owner 1:  | BRENTWOOD REALTY PARTNERS LL |       |          |     |
| Owner 2:  |                              |       |          |     |
| Owner 3:  |                              |       |          |     |
| Street 1: | 60 PLEASANT ST #G12          |       |          |     |
| Street 2: |                              |       |          |     |
| Twn/City: | ARLINGTON                    |       |          |     |
| St/Prov:  | MA                           | Cntry | Own Occ: | N   |
| Postal:   | 02476                        | Type: |          |     |

## PREVIOUS OWNER

|           |                             |       |  |
|-----------|-----------------------------|-------|--|
| Owner 1:  | CARR DAVID W/EXECUTOR -     |       |  |
| Owner 2:  | ESTATE OF DAVID P WILFERT - |       |  |
| Street 1: | 4 NEWMAN WAY                |       |  |
| Twn/City: | ARLINGTON                   |       |  |
| St/Prov:  | MA                          | Cntry |  |
| Postal:   | 02476                       |       |  |

## NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1971, having primarily Brick Veneer Exterior and 716 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 3 Rooms, and 1 Bdrm.

## OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |
|      |            |        |          |
|      |            |        |          |

## PROPERTY FACTORS

| Item       | Code | Description | % | Item    | Code | Description |
|------------|------|-------------|---|---------|------|-------------|
| Z          | R6   | APTS LOW    |   | water   |      |             |
| o          |      |             |   | Sewer   |      |             |
| n          |      |             |   | Electri |      |             |
| Census:    |      |             |   | Exmpt   |      |             |
| Flood Haz: |      |             |   |         |      |             |
| D          |      |             |   | Topo    |      |             |
| s          |      |             |   | Street  |      |             |
| t          |      |             |   | Gas:    |      |             |

### LAND SECTION (First 7 lines only)

[illegible]

## IN PROCESS APPRAISAL SUMMARY

| Use Code                | Land Size | Building Value                 | Yard Items | Land Value | Total Value    |
|-------------------------|-----------|--------------------------------|------------|------------|----------------|
| 102                     | 0.000     | 331,000                        |            |            | 331,000        |
|                         |           |                                |            |            |                |
|                         |           |                                |            |            |                |
| Total Card              | 0.000     | 331,000                        |            |            | 331,000        |
| Total Parcel            | 0.000     | 331,000                        |            |            | 331,000        |
| Source: Market Adj Cost |           | Total Value per SQ unit /Card: |            | 462.29     | /Parcel: 462.2 |

## PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes         | Date       |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022   | 102 | FV  | 331,000    | 0         | .         |            | 331,000     |               | Year end      | 12/23/2021 |
| 2021   | 102 | FV  | 326,400    | 0         | .         |            | 326,400     |               | Year End Roll | 12/10/2020 |
| 2020   | 102 | FV  | 317,200    | 0         | .         |            | 317,200     | 317,200       | Year End Roll | 12/18/2019 |
| 2019   | 102 | FV  | 268,000    | 0         | .         |            | 268,000     | 268,000       | Year End Roll | 1/3/2019   |
| 2018   | 102 | FV  | 221,900    | 0         | .         |            | 221,900     | 221,900       | Year End Roll | 12/20/2017 |
| 2017   | 102 | FV  | 206,500    | 0         | .         |            | 206,500     | 206,500       | Year End Roll | 1/3/2017   |
| 2016   | 102 | FV  | 206,500    | 0         | .         |            | 206,500     | 206,500       | Year End      | 1/4/2016   |
| 2015   | 102 | FV  | 186,400    | 0         | .         |            | 186,400     | 186,400       | Year End Roll | 12/11/2014 |

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

[illegible]

|                      |                |                       |                     |        |            |        |
|----------------------|----------------|-----------------------|---------------------|--------|------------|--------|
| Total AC/HA: 0.00000 | Total SF/SM: 0 | Parcel LUC: 102 Condo | Prime NB Desc CONDO | Total: | Spl Credit | Total: |
|----------------------|----------------|-----------------------|---------------------|--------|------------|--------|

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

